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SANGAMON COUNTY
ILLINOIS

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Mary Ann Samml
RECORDER

RETURN TO:

OAK PARK
800 FIRST NAT'L BANK BLDG
SPRINGFIELD, IL 62701

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**SUPPLEMENTAL DECLARATION OF EASEMENTS, CONDITIONS AND
RESTRICTIONS RELATING TO DEERFIELD COMMON AREAS AND
DECLARATION OF PROTECTIVE COVENANTS IN RESPECT TO
DEERFIELD THIRD ADDITION**

This Supplemental Declaration of Easements, Conditions and Restrictions Relating to Deerfield Common Areas made on the date hereinafter set forth by and between Oak Park Subdivision Corp., an Illinois corporation, of Springfield, Illinois, hereinafter referred to as "Oak Park," and IAA Trust Company of Bloomington, Illinois, Trustee under Trust Agreement dated November 29, 1985, and known as Trust No. P1158 and IAA Trust Company of Bloomington, Illinois, Trustee under Trust Agreement dated November 29, 1985, and known as Trust No. P1159, hereinafter referred to as "IAA Trust."

W I T N E S S E T H :

WHEREAS, the Declaration of Easements, Conditions and Restrictions relating to Deerfield Common Areas and Declaration of Protective Covenants was executed by the parties on October 17, 1995, and recorded with the Office of the Sangamon County Recorder of Deeds on October 23, 1995, as Document No. 9536660, such Declaration is hereinafter referred to as "Master Declaration"; and

WHEREAS, Oak Park has acquired ownership of a part of the property set forth in Exhibit "A" attached to the Master Declaration; and

WHEREAS, the property acquired by Oak Park is known as "Deerfield Third Addition"; and

WHEREAS, the property described in Exhibit "A" attached hereto constitutes, comprises and is known as "Deerfield Third Addition"; and

WHEREAS, no common drainage or retention areas and other common areas are contained within Deerfield Third Addition; and

WHEREAS, such Master Declaration recorded provides that the protective covenants set forth therein shall not apply to the property described in Exhibit "A" attached to such Master Declaration until and unless Oak Park acquires ownership of a part or all of such property and records a Supplemental Declaration with the Office of the Sangamon County Recorder of Deeds Office identifying, by legal description, the property acquired to which such protective covenants shall apply; and

WHEREAS, such Master Declaration provides that the provisions in respect to Deerfield Homes Association shall not apply to the property described in Exhibit "A" attached to such Declaration until and unless Oak Park acquires ownership of a part or all of said

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property and records a supplemental Declaration with the Office of the Sangamon County Recorder of Deeds identifying, by legal description, the property acquired to which such Deerfield Homes Association provision shall apply; and

WHEREAS, this Supplemental Declaration of Easements, Conditions and Restrictions relating to Deerfield Common Areas and Declaration of Protective Covenants is executed and recorded pursuant to the terms of the Master Declaration and the purposes set forth herein; and

WHEREAS, the purpose of this Supplemental Declaration of Easements, Conditions and Restrictions relating to Deerfield Common Areas and Declaration of Protective Covenants is to adopt and apply the protective covenants set forth in the Master Declaration to Deerfield Third Addition; and

WHEREAS, the purpose of this Supplemental Declaration of Easements, Conditions and Restrictions relating to Deerfield Common Areas and Declaration of Protective Covenants is to adopt and apply the provisions of the Master Declaration relating to Deerfield Homes Association to "Deerfield Third Addition."

NOW, THEREFORE, the parties declare as follows:

1. The property known as Deerfield Third Addition has been acquired by Oak Park.
2. Except as otherwise provided herein and pursuant to the Master Declaration and the provisions and agreements contained herein, the protective covenants set forth in such Master Declaration shall apply to the property known as Deerfield Third Addition, such property being described as set forth in Exhibit "A" attached hereto and incorporated herein.
3. The aforesaid protective covenants shall apply to Deerfield Third Addition as of the date hereof.
4. Except as otherwise provided herein, the provisions contained in the Master Declaration in respect to Deerfield Homes Association shall apply, as of the date hereof, to Deerfield Third Addition.
5. The provisions contained in the Master Declaration in respect to common drainage or retention areas and other common areas shall not apply to Deerfield Third Addition as Deerfield Third Addition contains no common drainage or retention areas or other common areas.

6. The property described in Exhibit "A" attached hereto and known as Deerfield Third Addition is, and shall be held, transferred, sold, conveyed and occupied subject to the covenants, restrictions, easements, charges, assessments and liens set forth in the Master Declaration and restated herein, which shall run with the properties and be binding on all parties having any right, title or interest therein or any part thereof, their heirs, successors and assigns and shall inure to the benefit of each owner thereof.
7. Notwithstanding any provisions of the Master Declaration to the contrary, all lots in and upon Deerfield Third Addition shall be utilized for single-family use only. Any provisions of the Master Declaration which are contrary to the limited use set forth in this paragraph shall not apply to, or be a part of, this Supplemental Declaration.

IN WITNESS WHEREOF, Oak Park Subdivision Corp. and IAA Trust Company of Bloomington, Illinois, Trustee under Trust Agreement dated November 29, 1985, and known as Trust No. P1158 and IAA Trust Company of Bloomington, Illinois, Trustee under Trust Agreement dated November 29, 1985, and known as Trust No. P1159, have executed this instrument for the uses and purposes set forth herein on this 22 day of July, 1996.

OAK PARK SUBDIVISION CORP.,

By: Robert A. Sailer

Its: vice president

IAA TRUST COMPANY OF
BLOOMINGTON, ILLINOIS, TRUSTEE
UNDER TRUST AGREEMENT DATED
NOVEMBER 29, 1985, AND KNOWN AS
TRUST NO. P1158 AND IAA TRUST
COMPANY OF BLOOMINGTON, ILLINOIS,
TRUSTEE, UNDER TRUST AGREEMENT
DATED NOVEMBER 29, 1985, AND KNOWN
AS TRUST NO. P1159,

By: Dale G. Hunter

Its: Trust Officer

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EXHIBIT "A"

CERTIFICATE OF SURVEYOR

I hereby certify that the plat attached hereto correctly represents a survey made by me of a Subdivision to be known as Deerfield, Third Addition, being described as follows:

Part of the South Half of the Southeast Quarter of Section 3, Township 15 North, Range 6 West of the Third Principal Meridian, Sangamon County, Illinois, being more particularly described as follows:

Commencing at the southwest corner of said Southeast Quarter; thence South 89 degrees 09 minutes 45 seconds East along the south line of said Southeast Quarter, a distance of 870.10 feet to the point of beginning.

From said point of beginning; thence North 00 degrees 00 minutes 00 seconds East, a distance of 457.90 feet; thence North 26 degrees 54 minutes 45 seconds East, a distance of 287.21 feet; thence North 00 degrees 00 minutes 00 seconds East, a distance of 300.00 feet; thence North 90 degrees 00 minutes 00 seconds East, a distance of 130.00 feet; thence North 88 degrees 47 minutes 37 seconds East, a distance of 50.01 feet; thence North 90 degrees 00 minutes 00 seconds East, a distance of 140.00 feet; thence North 00 degrees 00 minutes 00 seconds East, a distance of 287.50 feet; thence North 90 degrees 00 minutes 00 seconds East, a distance of 310.00 feet; thence South 00 degrees 00 minutes 00 seconds East, a distance of 312.50 feet; thence South 90 degrees 00 minutes 00 seconds West, a distance of 180.00 feet; thence South 00 degrees 00 minutes 00 seconds East, a distance of 50.00 feet; thence South 90 degrees 00 minutes 00 seconds West, a distance of 130.00 feet; thence South 00 degrees 00 minutes 00 seconds East, a distance of 331.66 feet; thence South 39 degrees 18 minutes 22 seconds West, a distance of 205.22 feet; thence South 00 degrees 00 minutes 00 seconds East, a distance of 454.28 feet to the south line of said Southeast Quarter; thence North 89 degrees 09 minutes 45 seconds West along said south line, a distance of 320.03 feet to the point of beginning, containing 10.013 acres, more or less.

Given under my hand and seal at Springfield, Illinois on

January 9th 1996.

Carl J. Nail
Illinois Professional Land Surveyor No. 3136



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